

**FLATHEAD COUNTY BOARD OF ADJUSTMENT  
MINUTES OF MEETING  
MARCH 1, 2005**

**CALL TO ORDER**

The regular meeting of the Flathead County Board of Adjustment was called to order at approximately 7:00 p.m. Committee members present were, David Van Dort, Gina Klempel, Scott Hollinger, and Dennis Rea. Mark Hash was absent. Kirsten Holland, Traci Tull, and Peggy Goodrich represented the Flathead County Planning & Zoning Office (FCPZ).

There were approximately 6 people in the audience.

**APPROVAL OF  
MINUTES**

Van Dort made a motion seconded by Klempel to approve the minutes of February 1, 2005.

**ROLL CALL**

On a roll call a vote the motion passed unanimously.

**CONDITIONAL USE  
PERMIT/CHAD FELT**

A request by Chad Felt and Rhonda Qualls for a Conditional Use Permit to allow for a home occupation in an accessory structure within the Bigfork, R-1 (Suburban Residential) Zoning District. The applicants propose to operate a furniture repair shop in a section of the building, and a private preschool in the remaining portion of the accessory structure. The property is located at 147 Sylvan Drive in Bigfork.

**STAFF REPORT**

Traci Tull of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-02 for the Board.

**MOTION**

Hollinger made a motion seconded by Van Dort to adopt Staff report FCU-05-02 as finding of fact and grant the Conditional Use Permit.

**ROLL CALL**

On a roll call vote the motion passed unanimously.

**CONDITIONAL USE  
PERMIT/LEISHMAN**

A request by Ben VanHelden on behalf of Dave Leishman for a Conditional Use Permit to operate an equestrian oriented camp and retreat center within an unzoned area of Flathead County. The applicant proposes to utilize existing outbuildings and other amenities already in place on the property, and construct a small number of guest cabins in the southeast corner of the approximately 99-acre property. The property is located at 2875 Highway 93 West, in Whitefish.

**STAFF REPORT**

Kirsten Holland of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-03 for the Board.

**MOTION**

Van Dort made a motion seconded by Hollinger to adopt Staff

report FCU-05-03 as finding of fact and grant the Conditional Use Permit.

**ROLL CALL**

On a roll call vote the motion passed unanimously.

**CONDITIONAL USE  
PERMIT/BROWN**

A request by David & Lisa Brown for a Conditional Use Permit to operate a high impact recreational facility within the Highway 93, SAG-5 (Suburban Agricultural) Zoning District. The applicant proposes to utilize existing buildings and outdoor recreation equipment to offer fly tying classes, fly-fishing and guide clinics, and a Fly Shop. The property is located at 5790 Highway 93 South.

**STAFF REPORT**

Peggy Goodrich of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-01 for the Board.

**MOTION**

Klempel made a motion seconded by Hollinger to adopt Staff report FCU-05-01 as finding of fact with the amended conditions and grant the Conditional Use Permit.

**ROLL CALL**

On a roll call vote the motion passed unanimously.

**OLD BUSINESS**

None.

**NEW BUSINESS**

None.

**ADJOURNMENT**

The meeting was adjourned at approximately 7:45 p.m. on a motion by Van Dort seconded by Klempel. The next meeting will be held at 6:00 p.m. on April 5, 2005.

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Dennis Rea, President

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Brooke Sutton, Recording Secretary

APPROVED AS SUBMITTED/CORRECTED: \_\_\_\_/\_\_\_\_/05